

126.A

Map

0005

Block

0005.0

Lot

1 of 1

CARD

Residential

ARLINGTON

APPRaised: 478,600 /

USE VALUE: 478,600 /

ASSESSED: 478,600 /

Total Card /

478,600

Total Parcel

478,600

478,600

478,600

478,600

PROPERTY LOCATION

No	Alt No	Direction/Street/City
15		FIELD RD, ARLINGTON

OWNERSHIP

Owner 1:	MEISLER CHRISTY & ALAN
Owner 2:	
Owner 3:	
Street 1:	15 FIELD RD #2
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02476

PREVIOUS OWNER

Owner 1:	FARADJIAN GARRY S/MEREDITH M -
Owner 2:	-
Street 1:	15 FIELD RD #2
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02476

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1925, having primarily Wood Shingle Exterior and 2058 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	7205																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	478,600			478,600
Total Card	0.000	478,600			478,600
Total Parcel	0.000	478,600			478,600
Source:	Market Adj Cost	Total Value per SQ unit /Card:	232.56	/Parcel:	232.5

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	559,600	0	.		559,600	559,600	Year End Roll	12/18/2019
2019	102	FV	519,600	0	.		519,600	519,600	Year End Roll	1/3/2019
2018	102	FV	458,700	0	.		458,700	458,700	Year End Roll	12/20/2017
2017	102	FV	417,500	0	.		417,500	417,500	Year End Roll	1/3/2017
2016	102	FV	417,500	0	.		417,500	417,500	Year End	1/4/2016
2015	102	FV	385,300	0	.		385,300	385,300	Year End Roll	12/11/2014
2014	102	FV	367,300	0	.		367,300	367,300	Year End Roll	12/16/2013
2013	102	FV	367,300	0	.		367,300	367,300		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
FARADJIAN GARRY	156-143	2	12/27/2019		499,900	No	No		
SILBERMAN SAMUE	109-83		9/18/2009		360,000	No	No		
BURKE PAUL	U70-10		10/30/2000		307,250	No	No	4	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
1/23/2020	SQ Mailed	JO	Jenny O
8/23/2018	Measured	DGM	D Mann
5/21/2001	External Ins	PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

__/__/__

DISCLAIMER

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

aprob

2021

